

12 SHARES =
LOTS 19 THRU 30
OF 2ND DIVISION
OF THE 5 DIVISIONS

CLIENT IS GLEN JOHNSON'S
FATHER - GLEN HAS REVIEWED
I THINK PLAN WAS DISCOVERED ^{THIS} _{STUFF}
AFTER THIS - NOT TOTALLY SURE

THIS FILE IS A TREASURE
CHEST - YOU'LL HAVE TO
DIVE IN!

Stockton Services
PO Box 1306
Hampton, NH 03843-1306

Homer Johnson
89 Post Road
North Hampton, NH 03862

August 9, 2016

Dear Mr. Johnson:

In response to your request for a summary of my findings after researching the family properties in the Twelve Shares area in Hampton and North Hampton, I offer the following comments:

1. After considerable time spent conducting deed research and searching several other sources, I still have not found enough information to locate the parcels in question on the ground with certainty. In other words, I don't see how a proper boundary survey could even be completed based on the available information.
2. None of the parcels have the actual road frontage required to qualify for a building permit (reference NHRSA 674:41). Town ordinances also prohibit development of lots without road frontage.
3. If even access could be obtained through abutting tracts, none of the parcels have the potential for driveway access without considerable wetland crossings that would be both prohibitively expensive both from a permitting and from a construction standpoint.
4. Based on the soil mapping data available, it appears that driveways to areas that might meet house-siting requirements would need to be several hundred feet in length. Construction and maintenance costs would again be prohibitive.

I have not done any field reconnaissance on these tracts. Based on review of the considerable GIS data available along with the extensive deed research I have conducted in this area, I would say this: I do not see any development potential for these properties from the information obtained to date. If there is any potential that has not been discovered from my review, it cannot be ascertained without considerable additional expense for boundary surveys, wetland delineations, and legal expenses to address the access limitations. These expenses could end up confirming my initial conclusion.

Hoping this gives you the answers you need to move forward with your family and estate planning considerations, I am

Sincerely yours, *Tocky*

Anne W. Bialobrzewski NHLLS#752

PLAN
of the
Twelve Shares

From the Original.

Nov. 29. 1727
(2nd Drawing)

Scale - 20 rods to an Inch

